

**PLANNING COMMISSION OF THE CITY OF SAN DIEGO
MINUTES OF REGULAR SCHEDULED MEETING OF
JUNE 18, 2009
IN CITY COUNCIL CHAMBERS - 12TH FLOOR
CITY ADMINISTRATION BUILDING**

CHRONOLOGY OF THE MEETING:

Chairperson Naslund called the meeting to order at 9:00 a.m. Chairperson Naslund adjourned the meeting at 3.00 p.m.

ATTENDANCE DURING THE MEETING:

Chairperson Eric Naslund - present
Vice-Chairperson Tim Golba- present
Commissioner Robert Griswold – present
Commissioner Mary Lydon – present
Commissioner Gil Ontai – present
Commissioner Dennis Otsuji - present
Commissioner Mike Smiley – present

Staff

Andrea Dixon, Deputy City Attorney – present
Mary Wright, Planning Department - present
Mike Westlake, Development Services Department – present
Don Weston, Development Services Department - present
Brenda Clark, Recorder - present

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ITEM - 1: ANNOUNCEMENTS/PUBLIC COMMENT - ISSUES WITHIN THE JURISDICTION OF THE COMMISSION NOT PREVIOUSLY HEARD:

None

ITEM - 2: REQUESTS FOR CONTINUANCE AND/OR ITEMS TO BE WITHDRAWN:

Item #6 – Casa Del Mar – Project No. 140076 to be withdrawn

ITEM - 3: REQUESTS FOR ITEMS TO BE PLACED ON THE CONSENT AGENDA:

None

ITEM - 4: DIRECTOR'S REPORT:

Bill Anderson reports the budget has been approved and signed. It includes funding to begin the community plan update for Southeastern San Diego/Encanto/Skyline/Paradise Hills combined with other money that we have from Sandag grant and possibly from redevelopment. It also included money to begin the community plan update for Mission Valley, which will be starting this coming fiscal year.

The San Diego Housing Federation gave an award to one of our three development projects, Gateway Project/Barrio Logan Affordable Housing Project.

LU&H considered two items: one was a building permit timeline extension to help provide relief to projects that have been caught up in the recession to give some relief for a period of time until the recession passes so they wouldn't have to re-apply as they are approaching the end of their deadline. Also, to defer FBA fees from building permits until final inspection, that would be a sunset of two years on the FBA fees and then the ability to defer would apply to this and affordable housing in the future and it also included an automatic cost escalator as part of the fee program which we current don't have.

The request for the workshop on Public Utility design and location is coming forth. Staff is working on it. We are checking the calendar for coordination with the other departments that would be involved in the workshop to see if we can do it before the August recess or afterwards.

ITEM - 5: **COMMISSION COMMENT:**

Regarding item #9, Commissioner Griswold asked staff to provide a map of the purple pipe to help avoid delays... wants to see where we are at currently and what is proposed to be added to it for the next year or the next few years.

Commissioner Otsuji asked Bill Anderson if there was any progress made in regards to the Park Master Plan in getting funding and requested an update on this Plan.

Bill Anderson replied, because of the budget situation some choices had to be made and so that was not included in the FY10 budget. We proposed it in the following year budget to the Mayor and Council and they will be working on it.

ITEM – 6: *Appeal of Hearing Officer’s decision of April 8, 2009*

CASA DEL MAR – PROJECT NO. 140076

Council District: 1

Plan Area: Torrey Pines

Staff: Helene Deisher

No speaker slips in favor of the project.

No speaker slips in opposition to the project.

COMMISSION ACTION
PROJECT WITHDRAWN

ITEM – 7: **ALVARADO APARTMENTS – PROJECT NO. 157028**

City Council District: 7

Plan Area: College Area

Staff: John S. Fisher

Speaker slips in favor of project by Josh Vasbinder, Ann Kern, Janay Kruger, Rob Streza, Andy Schlaefli, Andrew Oven, Norman Kasubuchi, John Leppert, Vince Chupka, Bobbi Herdes.

Speaker slips in opposition to the project by Dennis Hitibee, Barbara Morton, Roselle Goldman, Saul Amerlmg, Armin Kuhlman, Rhea Kuhlman, Kristy Hidgon.

COMMISSION ACTION

COMMISSIONER ONTAI MADE THE MOTION TO RECOMMEND CITY COUNCIL CERTIFY MITIGATED NEGATIVE DECLARATION, ADOPT THE MITIGATION MONITORING AND REPORTING PROGRAM AND APPROVE GENERAL PLAN AND COLLEGE AREA COMMUNITY PLAN AMENDMENT, REZONE, TENTATIVE PARCEL MAP, PLANNED DEVELOPMENT PERMIT AND SITE DEVELOPMENT PERMIT WITH THE CONDITIONS OUTLINED: THE ONSITE COMMUNITY CENTER BE 1,000 SQUARE FEET; AND THAT THEY USE NATURAL TURF AT TUBMAN CHARTER SCHOOL; PROJECT BE REQUIRED TO ACHIEVE LEED SILVER STATUS AS WELL AS GENERATE 50% ELECTRICAL DEMAND FOR THE COMMON AREA; AND EACH PARKING GARAGE TO HAVE SIX (6) ELECTRICAL HOOK-UPS FOR CHARGING ELECTRIC VEHICLES; ADJUST FINANCIAL CONTRIBUTION TO COLINA DEL SOL PARK OR OTHER PARKS WITHIN THE COLLEGE AREA COMMUNITY SO THAT THE TOTAL PARK DEVELOPMENT REQUIREMENTS HAS A VALUE EQUAL TO THE POPULATION BASED PARK REQUIREMENTS; AND MODIFY MMRP TRANSIT PASS OFFERED TO TENANTS WITH LEASE TERMS OF 9 MONTHS OR MORE FOR FIRST TEN YEARS OF BUILDING OPERATIONS. Commissioner Smiley seconded the motion. The motion passed by a vote of 5-2-0 with Commissioners Naslund, Ontai, Smiley, Lydon, and Golba voting yea and with Commissioners Otsuji and Griswold voting nay.

Resolution No. – 4524-PC

LUNCH BREAK FROM 12:35 PM TO 1:22 PM

ITEM – 8: **OMOHUNDRO RESIDENCE – PROJECT NO. 170812**
City Council District: 2 Plan Area: Mission Beach

Staff: John S. Fisher

Speaker slips in favor of project by Sarah Horton.

No speaker slips in opposition to project.

COMMISSION ACTION

COMMISSIONER ONTAI MADE THE MOTION TO APPROVE SITE DEVELOPMENT PERMIT NO. 649743, COASTAL DEVELOPMENT PERMIT NO. 613871 AND VARIANCE NO. 613956 AND THE MEMO OF JUNE 18, 2009 BY JOHN S. FISHER. Commissioner Griswold

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seconded the motion. Motion passed by a vote of 6-0-1 with Commissioners Naslund, Ontai, Smiley, Lydon, Otsuji, and Griswold voting yea and Commissioner Golba recusing.

Resolution No. – 4525-PC

ITEM – 9: **PROPOSED FY 2010 CAPITAL IMPROVEMENTS PROGRAM CONFORMANCE**

City Council District: NA

Plan Area: NA

Staff: Oscar Galvez

No speaker slips in favor of project.

No speaker slips in opposition to project.

COMMISSION ACTION

COMMISSIONER GRISWOLD MADE THE MOTION TO ADOPT THE RESOLUTION, ATTACHMENT 1, WHICH FINDS AND RECOMMENDS TO THE CITY COUNCIL THE PROJECTS IN THE PROPOSED FY 2010 CAPITAL IMPROVEMENTS PROGRAM ARE IN CONFORMANCE WITH THE CITY'S GENERAL PLAN AND WITH APPLICABLE COMMUNITY PLANS. Commissioner Ontai seconded the motion. The motion passed by a vote of 6-0-1 with Commissioners Naslund, Ontai, Smiley, Lydon, Otsuji and Griswold voting yea and Commissioner Golba recusing.